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NOTIFICATIONS BY GOVERNMENT

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MUNICIPAL ADMINISTRATION AND URBAN DEVELOPMENT DEPARTMENT

(H2)

DRAFT VARIATION TO THE MASTER PLAN FOR VISAKHAPATNAM URBAN DEVELOPMENT AUTHORITY VISAKHAPATNAM FOR CHANGE OF LAND USE FROM INDUSTRIAL USE TO RESIDENTIAL USE IN KANCHARAPALEM, VISAKHAPATNAM.

*[Memo. No.9808/H₂/2008. Municipal Administration & Urban Development,
20th February, 2009.]*

The following draft variation to the land use envisaged in the Master Plan of Visakhapatnam which was sanctioned in G.O.Ms.No.345 M.A. & U.D. (H₂) Department, dated 30.06.2006, is proposed in exercise of the powers conferred by sub-section (2) of section 12 of Andhra Pradesh Urban Areas (Development) Act, 1975 (Act-I of 1975) read with rule 13-A of Urban Development Authority (Visakhapatnam) Rules, 1977 is hereby published as required by sub-section (3) of the said section.

Notice is hereby given that the draft will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Andhra Pradesh Gazette and that any objections or suggestions which may be received from any person with respect thereto before expiry of said period will be considered by the Government of Andhra Pradesh. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Secretariat, Andhra Pradesh, Hyderabad - 500 022.

DRAFT VARIATION

The site falling in Sy.No.9/1 Plot No. A4 in Door No. 36-46-4, Division.41, Zone No.IV, Kancharapalem, Visakhapatnam to an extent of 334.45 Sq.Mtrs, the boundaries of which are given in the schedule below, which is presently earmarked for Industrial use in the Master Plan of Visakhapatnam sanctioned in G.O.Ms.No.345 M.A. & U.D. (H₂) Department, dated 30.06.2006, which is now proposed to be designated for Residential use as shown in the Master Plan Map No.07/08, which is available in the office of the Visakhapatnam Urban Development Authority, Visakhapatnam, **subject to the following conditions; namely:-**

1. that the title and Urban Land Ceiling / Agricultural Land Ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission, and it must be ensured that the best financial interests of the Government are preserved.

2. the owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
3. the change of land use shall not be used as the proof of any title of the land.
4. the change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
5. that the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
6. after approval of the change of land use the applicants have to apply to VUDA for necessary development permission duly paying the charges / fees to VUDA.
7. the applicant shall take all steps to preserve and protect the environmentally sensitive areas.
8. any other conditions as may be imposed by Vice-Chairman, Visakhapatnam Urban Development Authority, Visakhapatnam.

SCHEDULE OF BOUNDARIES

North	:	30.48 M - Plot No.A3..
South	:	30.48 M - Plot No.A5.
East	:	10.97 M-40 feet Road..
West	:	10.97 M - SITE OF K.V.Rama Raju.

DRAFT VARIATION TO THE MASTER PLAN FOR VISAKHAPATNAM URBAN DEVELOPMENT AUTHORITY, VISAKHAPATNAM FOR CHANGE OF LAND USE FROM RESIDENTIAL USE TO COMMERCIAL USE IN C. DWARAKANAGAR, VISAKHAPATNAM.

***[Memo. No.9353/H₂/2008. Municipal Administration & Urban Development,
21st February, 2009.]***

The following draft variation to the land use envisaged in the Master Plan of Visakhapatnam which was sanctioned in G.O.Ms.No.345 M.A. & U.D. (H₂) Department, dated 30.06.2006, is proposed in exercise of the powers conferred by sub-section (2) of section 12 of Andhra Pradesh Urban Areas (Development) Act, 1975 (Act-I of 1975) read with rule 13-A of Urban Development Authority (Visakhapatnam) Rules, 1977 is hereby published as required by sub-section (3) of the said section.

Notice is hereby given that the draft will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Andhra Pradesh Gazette and that any objections or suggestions which may be received from any person with respect thereto before expiry of said period will be considered by the Government of Andhra Pradesh. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Secretariat, Andhra Pradesh, Hyderabad - 500 022.

DRAFT VARIATION

The site falling in Sy.No.662 of Block No.23 of Allipuram Ward at D.No.47-3-16, Plot No.30-C, of Visakhapatnam to an extent of 485 Sq.Yards (405.523 Sq.Mtrs), the boundaries of which are given in the schedule below, which is presently earmarked for Residential use in the Master Plan of Visakhapatnam, sanctioned in G.O.Ms.No.345 M.A. & U.D. (H₂) Department, dated 30.06.2006, which is now proposed to be designated for Commercial use as shown in Master Plan Map No.06/08, which is available in the office of the Visakhapatnam Urban Development Authority, Visakhapatnam, **subject to the following conditions; namely:-**

1. that the title and Urban Land Ceiling / Agricultural Land Ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission, and it must be ensured that the best financial interests of the Government are preserved.

2. the owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
3. the change of land use shall not be used as the proof of any title of the land.
4. the change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
5. that the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
6. after approval of the change of land use the applicants have to apply to VUDA for necessary development permission duly paying the charges / fees to VUDA.
7. the applicant shall take all steps to preserve and protect the environmentally sensitive areas.
8. any other conditions as may be imposed by Vice-Chairman, Visakhapatnam Urban Development Authority, Visakhapatnam.

SCHEDULE OF BOUNDARIES

North	: 15.64 Mtrs - Plot No.: 22 C.
South	: 15.64 Mtrs-40 feet Raod.
East	: 25.91 Mtrs-40 feet Road. .
West	: 25.91 Mtrs - Plot No. 29 C.

DRAFT VARIATION TO THE MASTER PLLAN FOR VISAKHAPATNAM URBAN DEVELOPMENT AUTHORITY, VISAKHAPATNAM FOR CHANGE OF LAND USE FROM RESIDENTIAL USE TO COMMERCIAL USE IN VISAKHAPATNAM.

[Memo. No.1292/H₂/2008. Municipal Administration & Urban Development, 21st February, 2009.]

The following draft variation to the land use envisaged in the Master Plan of Visakhapatnam which was sanctioned in G.O.Ms.No.345 M.A. & U.D. (H₂) Department, dated 30.06.2006, is proposed in exercise of the powers conferred by sub-section (2) of section 12 of Andhra Pradesh Urban Areas (Development) Act, 1975 (Act-I of 1975) read with rule 13-A of Urban Development Authority (Visakhapatnam) Rules, 1977 is hereby published as required by sub-section (3) of the said section.

Notice is hereby given that the draft will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Andhra Pradesh Gazette and that any objections or suggestions which may be received from any person with respect thereto before expiry of said period will be considered by the Government of Andhra Pradesh. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department. Secretariat, Andhra Pradesh, Hyderabad - 500 022.

DRAFT VARIATION

The site falling in Sy.No.5/3 P of Waltair ward, G.V.M.C.Limits, Visakhapatnam to an extent of 3048.42 Sq.Mtrs, the boundaries of which are given in the schedule below, which is presently earmarked for Residential use in the Master Plan of Visakhapatnam, sanctioned in G.O.Ms.No.345 MA & U.D. (H₂) Department, dated 30.06.2006, which is now proposed to be designated for Commercial land use as shown in Master Plan Map No. 1/08, which is available in the office of the Visakhapatnam Urban Development Authority, Visakhapatnam, **subject to the following conditions; namely:-**

1. that the applicant shall pay development/conversion charges as per G.O.Ms. No.158 M.A.Dated.22.3.1996.
2. that the applicant shall obtain approval of building plans for construction of commercial complex from GVMC, Visakhapatnam duly paying necessary charges to GVMC and VUDA as per rules inforce.

3. that the title and Urban Land Ceiling / Agricultural Land Ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission, and it must be ensured that the best financial interests of the Government are preserved.
4. the owners / applicants are solely responsible for any misrepresentation with regard to ownership /title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
5. the change of land use shall not be used as the proof of any title of the land.
6. the change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
7. that the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P, Agriculture Ceiling Act.
8. after approval of the change of land use the applicants have to apply to VUDA for necessary development permission duly paying the charges / fees to VUDA.
9. the applicant shall take all steps to preserve and protect the environmentally sensitive areas.
10. any other conditions as may be imposed by Vice-Chairman, Visakhapatnam Urban Development Authority, Visakhapatnam.

SCHEDULE OF BOUNDARIES

North	: Plot No's 44 & 55 of approved layout L.P.No.3/86.
South	: Existing 24.38 Mts wide road..
East	: 9.14 Mts wide road. .
West	: 7.00 Mts. Wide road..

DRAFT VARIATION TO THE MASTER PLAN FOR VISAKHAPATNAM URBAN DEVELOPMENT AUTHORITY, VISAKHAPATNAM FOR CHANGE OF LAND USE FROM INDUSTRIAL USE TO RESIDENTIAL USE IN KANCHARAPALEM VISAKHAPATNAM.

[Memo. No.9809/H₂/2008. Municipal Administration & Urban Development, 21st February, 2009.]

The following draft variation to the land use envisaged in the Master Plan of Visakhapatnam which was sanctioned in G.O.Ms.No.345 M.A. & U.D. (H₂) Department, dated 30.06.2006, is proposed in exercise of the powers conferred by sub-section (2) of section 12 of Andhra Pradesh Urban Areas (Development) Act, 1975 (Act-I of 1975) read with rule 13-A of Urban Development Authority (Visakhapatnam) Rules, 1977 is hereby published as required by sub-section (3) of the said section.

Notice is hereby given that the draft will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Andhra Pradesh Gazette and that any objections or suggestions which may be received from any person with respect thereto before expiry of said period will be considered by the Government of Andhra Pradesh. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Secretariat, Andhra Pradesh, Hyderabad - 500 022.

DRAFT VARIATION

The site falling in Sy.No.9/1 Plot No.A3 in Door No. 36-46-4/3, Division.41, Zone No.IV, Kancharapalem, Visakhapatnam to an extent of 334.45 Sq.Mtrs, the boundaries of which are given in the schedule below, which is presently earmarked for Industrial use in the Master Plan of Visakhapatnam sanctioned in G.O.Ms.No.345 M.A. & U.D. (H₂) Department, dated 30.06.2006, which is now proposed to be designated for Residential use as shown in the Master Plan Map No.07/08, which is available in the office of the Visakhapatnam Urban Development Authority, Visakhapatnam, **subject to the following conditions; namely:-**

1. that the title and Urban Land Ceiling / Agricultural Land Ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission, and it must be ensured that the best financial interests of the Government are preserved.
2. the owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
3. change of land use shall not be used as the proof of any title of the land.
4. the change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
5. that the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
6. after approval of the change of land use the applicants have to apply to VUDA for necessary development permission duly paying the charges / fees to VUDA.
7. the applicant shall take all steps to preserve and protect the environmentally sensitive areas.
8. any other conditions as may be imposed by Vice-Chairman, Visakhapatnam Urban Development Authority, Visakhapatnam.

SCHEDULE OF

North	:	30.48 Mtrs - Plot No.A2
South	:	30.48 Mtrs - Plot No.A4.
East	:	10.97 Mtrs-40 feet Road
West	:	10.97 Mtrs - SITE OF K.V.Rama Raju.

Dr. C.V.S.K. SARMA,
Principal Secretary to Government.

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